

# **CITY OF PLEASANT HILL**

## **NOTICE OF PUBLIC HEARING**

### **AND**

## **INTENT TO FILE A NOTICE OF EXEMPTION**

**Grayson Woods Golf Course  
Proposed Putting Course  
400 Iron Hill Street**

**NOTICE IS HEREBY GIVEN** by the Secretary of the Planning Commission, City of Pleasant Hill, that the Planning Commission will hold a public hearing to review an application by Grayson Woods Golf Course to construct a new putting course.

On July 3, 2003, the Zoning Administrator determined that a previous design of the proposed putting course was not a golf course accessory use as provided by the approved land use entitlements, but was, instead, a commercial recreation and entertainment use that is not permitted at Grayson Woods golf course. The applicant subsequently submitted a revised putting course design.

According to Sections 35-2.6 and 35-25.2 of the zoning ordinance, the Zoning Administrator is exercising the discretion to refer this application directly to the Planning Commission to determine consistency with approved land use entitlements (including ARC 96-015, UP 89-513, TTM 7243, *HPUD* zoning, and Grant of Scenic Easement recorded at 92-191559).

The Planning Commission will hear a request to construct a new 18-hole putting course at Grayson Woods putting course. The site is zoned *HPUD – Hillside Planned Unit Development*. Assessor parcel number: 164-040-039.

Pursuant to Section 15301 of the California Environmental Quality Act (CEQA), the City of Pleasant Hill intends to approve a class 1 Categorical Exemption for this project. A class 1 Categorical Exemption is allowed for minor alterations of existing private facilities.

Said hearing will be held by the **Planning Commission** starting at **7:30 p.m. on Tuesday, September 9, 2003**, in the City Council Chambers, 100 Gregory Lane, Pleasant Hill. Interested persons will be heard at that time.

**NOTICE IS ALSO GIVEN** pursuant to Government Code Section 65009(B) that, if this matter is subsequently challenged in Court by you or others, you may be limited to raising only those issues you or someone else has raised at a Public Hearing described in this notice or in written correspondence delivered to the City of Pleasant Hill at, or prior to, the Public Hearing.

For information on this matter, please call Jerry Haag, Community Development Planning Consultant, at (510) 644-2106.

Casey J. McCann  
Secretary to Planning Commission